

# Development Committee

Wednesday, 10th August, 2011

## MEETING OF DEVELOPMENT COMMITTEE

- Members present: Alderman Stalford (Chairman);  
Aldermen Campbell, Ekin and Humphrey;  
Councillors Austin, Hartley, Hendron, Keenan,  
Kelly, Mallon, Maskey, Mac Giolla Mhín, Ó Muilleoir,  
Reynolds, Spence and Webb.
- In attendance: Mr. J. McGrillen, Director of Development;  
Ms. C. Taggart, Community Services Manager;  
Mr. J. Hanna, Senior Democratic Services Officer; and  
Mr. B. Flynn, Democratic Services Officer.

### Apologies

Apologies for inability to attend were reported from Councillors Kyle and McVeigh.

### Minutes

The minutes of the meetings of 15th and 27th June were taken as read and signed as correct. It was reported that those minutes had been adopted by the Council at its meeting on 4th July.

### Councillor L. Reynolds

The Chairman (Alderman Stalford) welcomed Councillor Lee Reynolds to his first meeting of the Committee and it was agreed that a letter be forwarded to the former Alderman, Mr. Ian Crozier, thanking him for his contribution to the work of the Committee and wishing him every success in his new position as Chief Executive of the Ulster-Scots Agency.

### Routine Correspondence

The Democratic Services Officer reminded the Committee that, at its meeting on 27th June, concern had been expressed by Members in relation to the management and regulation of bus tour operators within the City, especially in respect of the methods used to attract custom. Accordingly, it had been agreed that a letter be forwarded to the Minister for the Environment, Mr. Alex Attwood M.L.A., whose Department oversaw the licensing of the bus tour operators, requesting that he update the Committee on the steps which would be undertaken to address the concerns raised.

The Committee was informed that a response had subsequently been received from the Minister's Office which indicated that officials from within his Department would continue to monitor the activities of the bus tour companies and take appropriate action as and when necessary. The Minister indicated also that the concerns raised would be examined further in due course. In addition, the Democratic Services Officer reported that the Council's Licensing Committee would, at a special meeting to be held on 12th September, consider the Council's future role in the monitoring and regulation of bus tour operators in the City and he suggested that it might be advisable for the Committee to note the contents of the Minister's letter and he undertook to update the Members subsequent to the meeting of the Licensing Committee.

Noted.

### **Management of Committee Business**

The Senior Democratic Services Officer reminded the Committee that, at its meeting on 15th June, it was agreed, given the extent of business which the Committee was required to consider, that it would meet twice monthly during the Council term, commencing at 5:15 p.m. He pointed out that the Committee had requested that a report, which would set out the nature of the business to be considered at each meeting, be submitted for consideration. Accordingly, he outlined the principal aspects of a report which provided an overview of how future agendas would be formulated to enable the Committee to manage its business in a more effective manner. He tabled also for the Committee's information a list of dates which had been identified to enable the holding of two meetings each month and addressed also the issue of the receipt of deputations, which he recommended be considered at the second meeting of each month, unless it was felt necessary to hold a special meeting.

After discussion, the Committee agreed to meet at 5.15 p.m. on the undernoted dates during the remainder of 2011:

Tuesday 23rd August  
Wednesday 14th September  
Tuesday 27th September  
Monday 10th October  
Tuesday 25th October  
Tuesday 8th November  
Tuesday 22nd November  
Tuesday 13th December

In addition, the Committee agreed, commencing in January 2012, to meet, when feasible, on the first and third Tuesday of each month and that deputations be received at the second meeting of the month and limited to ten minutes in duration with discussion thereafter left to the Chairman's discretion.

### **Requests for Deputations**

The Committee agreed to receive, at its meeting on 23rd August, a presentation from the Forum for Alternative Belfast in respect of the Roads Service's proposals on the York Street Interchange Scheme; and agreed also that Invest NI be invited to make a presentation at the Committee's meeting scheduled for 27th September.

### **Weak Market Cities/City Reformers Group Project**

The Committee considered the undernoted report:

#### **“1.0 Relevant Background Information**

The City Reformers Group is a learning network of active practitioners and policy-makers from 'weak market' de-industrialising cities across the EU and US. It also includes government, EU and non-governmental representatives. The city reformers are all actively engaged in addressing the economic, physical, environmental and social problems facing their cities. The City Reformers Group gathers ideas on policy innovations and practical projects from European and American cities that are successfully pulling away from a recent history of industrial collapse. It meets biannually at the London School of Economic, within the Centre for the Analysis of Social Exclusion.

- 1.2 Belfast City Council has been a key partner in this project since its inception in 2006 and was profiled, as a result of this work, in the book 'Phoenix cities: the fall and rise of great industrial cities'. The project enabled Belfast to learn from the experiences of the other referenced cities, Leipzig, Bremen, Sheffield, Bilbao, Torino and Saint-Étienne.

#### **2 Key Issues**

- 2.1 Since 2010, Belfast has been involved in the second stage of the research. This phase has looked at the following research questions:

- 2.2 1) Economy and skills: Understanding how European weak market cities are faring in today's difficult economic climate, and uncovering innovative approaches to developing new enterprise.  
- How are weak market cities coping with the economic crisis? How resilient are they? What makes them resilient?

**Coping with crisis:**

- **Will some public programmes / organisations fold? Spell out which ones and why in each city. What impact will closure of public organisations / agencies have? Real impact of fiscal tightening / shortage of funds in the cities?**

**Sign of resilience:**

- **Role of wider regional / metropolitan areas / authorities – local, regional and national. Role of public infrastructure – capacity to foster private enterprise / entrepreneurship. Any new initiatives / enterprises / inward investment?**

**2.3 2) Environment and climate change: we want to understand the impact of the climate change agenda and resource constraints on the recovery trajectory of these cities.**

- **To what extent are green technology innovations generating new skills, enterprises and jobs? Why? On what scale?**
- **How much emphasis is there on energy saving and energy efficiency? What about density, anti-sprawl, public transport, cycling etc?**
- **How big a priority is the environment in the cities?**
- **What are the drivers and barriers for the greening of the cities' urban economies? And their physical structures?**
- **What role do parks and green spaces, traffic control, cycle and pedestrian schemes etc play in the cities?**
- **What about fuel poverty? And energy shortages?**

**2.4 3) Social integration: We want to pin-point the impact of neighbourhood programmes on social integration, skills development and job access.**

- **How are neighbourhoods with concentrations of minority residents faring?**
- **What are the cities doing to remedy social inequalities?**
- **How are they funding programmes? Which programmes are they funding? Which programmes are suffering? What are the consequences?**
- **Physical segregation of social housing estates / poor transport links still exist - what is being done to overcome this?**
- **Which areas have been most affected by the recession?**
- **Are neighbourhood-based community regeneration initiatives still running?**
- **Have community enterprises we documented survived?**

- 2.5 **4) Policy shifts and governance: what is the policy response? How can the public sector help?**
- What immediate responses have local authorities promoted to minimise the impact of the crisis?
  - Has the emergency nature of the measures meant less public consultation/participation?
  - What about on-going management of public infrastructure resulting from the big investments of the past 10 years?
  - What has happened, and what is currently happening, to national and EU funding? How does this affect cities?
  - What changes in strategy and leadership have we identified?
- 2.6 In March 2011, Belfast hosted a workshop for the City Reformers Group. The workshop provided an opportunity to profile our work on economic development, regeneration, community development and sustainability. Members were invited to and attended the workshop.
- 2.7 As a result of the wider project and this specific workshop, the council has been able to work with Bruce Katz, Vice-President and Founding Director of the Metropolitan Policy Program at the Brookings Institution. This meant that we were able to have Mr. Katz as one of the State of the City speakers in March 2011.
- 2.8 The project has progressed with the second phase of research and is a long way forward in its findings. It has updated all the research on 10 cities (three added since 2009 – Lille, Metz and Bochum) and has developed new lines of inquiry, given the major international developments that are shaking confidence in continuing recovery: They are gathering information from cities on these issues:
- The energy shortages and costs due to North African upheaval, the threat of ‘peak oil’, strong growth in Asia, and the Fukushima Nuclear Power Plant disaster.
  - The Eurozone crisis, the US budget crisis and their wider ramifications.
  - The environmental problems and much more ambitious targets now set by the EU for CO<sub>2</sub> emissions reductions and renewable energy targets.
  - The potential for renewable and “smart” technologies to offer new growth.
  - Youth unemployment and lack of openings for new jobs for low-skilled youth – youth protests in Spain highlight this problem.

- Integration problems and extreme politics – community, cohesion, mediation – learning from the Northern Ireland and Basque experience is invaluable.
  - Severe budgetary problems, public funding cuts and resource pressures.
- 2.9 The research project has, by December 2011, committed to producing an International Handbook of Lessons learnt. Belfast features prominently because it has unique experiences and it is holding up somewhat better than many others.
- 2.10 The research project is also hoping, with Richard Rogers' input, to produce a sequel to *Cities for a Small Country* which he co-authored with Anne Power – *Cities for a Small Continent*, based on this work and focussing on the unique in-depth learning from such a cross-section of countries.
- 2.11 What does Belfast get from this research project?
- Up-to-date, applied learning from other European and US cities which are experiencing the specific circumstances of 'weak market' de-industrialising cities in combination with current economic challenges. This learning is applied because it's done face-to-face either via workshops or site visits between practitioners rather than solely academics. Belfast couldn't provide this connecting and hosting function on its own.
  - Raises the profile of Belfast's work among practitioners and academics. We're included in books and academic papers. We give presentations to our peers and we hosted one of the site visits.
- 2.12 - We get challenged – the group asks tough questions about the whys and wherefores of our work, particularly on regeneration and environmental sustainability questions.
- 2.13 - It offers us ideas that move beyond a 'growth at all costs' approach to urban recovery that can no longer work, for example in how environmental sustainability can also address jobs growth.
- 2.14 Dr Anne Power, on behalf of the City Reformers Group, has asked Belfast City Council to provide financial support for the final year of the programme, to June 2012 in the amount of £15,000.

**This funding would be covered by the Policy & Business Development Unit's current research budget for 2011/2012.**

**Committee are asked to agree to provide financial support for the final year of the City Reformers Group programme, to June 2012 in the amount of £15,000.**

**3 Resource Implications**

**Funding of £15,000 would be covered by the Policy & Business Development Unit's current research budget for 2011/2012.**

**4 Recommendation**

**4.1 Committee is requested to agree to provide financial support for the final year of the City Reformers Group programme, to June 2012 in the amount of £15,000."**

The Committee agreed to adopt the recommendations and it was noted that a report in respect of the findings of the research would be presented to the Committee in due course.

**Markets Update - St. George's Market Usage**

The Committee agreed to defer to a future meeting consideration of a report in respect of the usage of St. George's Market.

**Belfast Tourism Forum**

(Alderman Humphrey declared an interest in that he was the Chairman of Shankill Tourism, which was a project overseen by the Greater Shankill Partnership Board.)

The Committee considered a report in respect of the work of the Belfast Tourism Forum, together with an overview of the principal aspects of its Action Plan for 2011/2012. The Director reported that the Forum had identified a number of issues which it wished to raise with the Minister for Tourism, Mrs. Arlene Foster, M.L.A., in respect of tourism development in Belfast.

During discussion, a Member referred to a list of members of the Tourism Forum and suggested that it was not representative of all areas of the City. He requested that the membership be re-examined by the Department to address his concerns. A further Member referred to statistics contained within the report which provided a total figure on the number of tourists which had visited the island of Ireland from Great Britain since 2007. He requested that the Director provide a percentage breakdown on the number of tourists who had travelled specifically to Northern Ireland from Great Britain as contained within the figures for the island of Ireland.

After discussion, during which the Committee agreed that an integrated communications plan be developed to promote the Council's tourism initiatives, it was agreed also that a letter be forwarded to the Minister for Tourism, Mrs. Arlene Foster, M.L.A., requesting that she receive an All-Party deputation from the Committee, which would be accompanied by a number of representatives from the Belfast Tourism Forum, to discuss issues pertinent to tourism within the City.

### **Young Enterprise Northern Ireland**

The Committee considered the undernoted report:

#### **"1 Relevant Background Information**

- 1.1 **Young Enterprise Northern Ireland (YENI) is a not-for-profit organisation which delivers enterprise education to schools across Northern Ireland. Since 2003, Belfast City Council has supported YENI's Primary Programme which provides economic literacy support to over 5000 primary school students on an annual basis.**
- 1.2 **Since 2003, funding of £25,000 per annum has been provided to Young Enterprise Northern Ireland to deliver the programme in the Belfast City Council area. This funding has been used to supplement core funding from the Department for Education (DE) which is responsible for the mainstream support to the organisation.**
- 1.3 **The organisation also delivers additional programmes which are supported by the International Fund for Ireland (IFI) as well as two other district councils.**

#### **2 Key Issues**

- 2.1 **Belfast City Council has been asked to provide £25,000 support for the delivery of the primary programme to schools located within the council boundary in the 2011/2012 academic year. This would allow the support programme to be delivered to 5,000 primary school pupils across the city. The focus for coverage is on schools located within TSN (targeting social need) areas. There are 20,000 primary school pupils in attendance at schools within the council boundary.**
- 2.2 **This activity is not suitable for match funding from DETI EU Programmes or Invest NI. This means that the Council is liable for the full amount of funding allocated to the initiative. Conversely, it means that the resources allocated to this programme are not available for match funding additional eligible activity, with the effect that our ability to draw in grant funding is reduced.**



- 2.3 The Primary Programme is also supported by Department for Education. The funding available from the Department allows YENI to provide support to 2,500 pupils within the Belfast City Council area. Traditionally, the council funding has been used to “top up” the numbers in the council area. In this instance, the council funding would allow an additional 1,800 pupils to take part in the programme.
- 2.4 The programme is delivered by a number of 80 volunteers, many of who are employed by Belfast City Council and who undertake this work for one hour a week over a period of six weeks.
- 2.5 In addition to the Primary Programme, Young Enterprise delivers a range of post-primary programmes as well as one-off events, master-classes and workshops for primary and secondary level students.
- 2.6 Successive economic strategies have pointed to the need to promote a more entrepreneurial culture in the city as a way of enhancing its longer-term competitiveness. Equally, it is recognised that it is important to instil that culture from an early age. In this regard, initiatives such as Young Enterprise can make a useful contribution to that objective.
- 2.7 At recent meetings of the Development Committee, Members have reiterated the need to focus resources on those activities which can deliver the greatest economic return for council. In this regard, while the support for Young Enterprise is positive, it is considered that there are other areas which can create a greater return for the council’s investment in the field of enterprise support. These have been identified and agreed within the Council’s plan for economic and business growth which was endorsed in June 2011.
- 2.8 It is proposed that Belfast City Council should continue to encourage its staff to volunteer to deliver the primary programme. However it is recommended that, instead of the direct financial assistance for the primary programme, resources for ‘pre-start’ activities are focused on the enterprise support programmes identified and agreed within the enterprise plan agreed in June 2011. These include:
- Enterprise outreach in targeted areas, in conjunction with Local Enterprise Agencies, helping those interested in starting a business to realise their ambitions

- **Belfast Enterprise Academy for college and university students – helping final year students understand the logistics in starting a business and providing them with mentor support in doing so**
- **Student enterprise competitions – providing students with real-life opportunities to explore the issues involved in setting up a business, by testing this out in teams**
- **High-growth pre-enterprise support – focusing on those made redundant, helping them work through the mechanics of delivering on their business idea.**

**These programmes will be used to enhance the volume and value of business starts, thereby addressing the reduction in the number of new businesses that has been seen over the last two years.**

**2.9 The investment in the primary programme in recent years means that Young Enterprise is almost at saturation point in terms of coverage of all local schools. It may therefore be more appropriate to encourage Young Enterprise to focus their Primary Programme (funded by DE) support on key target areas. Belfast City Council could also consider the merits of working with Young Enterprise on one-off events and workshops, aligned to the Primary Programme and other programmes managed by the organisation.**

**2.10 It may also be appropriate to encourage those start-up businesses and other companies with whom we are working through our business programmes and events to provide in-kind support to Young Enterprise.**

### **3. Resource Implications**

#### **3.1 Financial**

**A request for financial support to the value of £25,000 has been made to Belfast City Council to deliver the Primary Programme in 2011-2012. Instead of agreeing this support for the programme, it is proposed that the council continues to encourage volunteers to engage in programme delivery. Consideration may also be given to engagement with Young Enterprise in one-off events, aligned to our wider strategy.**

#### **3.2 Human Resources**

**Council staff to be encouraged to volunteer within their own time or in conjunction with their line management approval.**

4. **Recommendations**

Members are asked to:

- Note the request for support received from Young Enterprise to support the expansion of the Primary Programme in the academic year 2011-2012
- Agree the recommendation to continue to encourage volunteering by Council staff in YENI programmes and to encourage new start companies participating in Council programmes to engage in the YENI activities
- Agree to work with Young Enterprise to explore the relative merits of engagement with them to promote entrepreneurship among young people through specific events and initiatives.”

The Committee adopted the recommendations.

**Social Clauses - Implementation and Management**

The Committee considered the undernoted report:

“1 **Relevant Background Information**

- 1.1 As the economic downturn continues, there is increasing pressure to give consideration to integrating social clauses in all public contracts in order to extract the maximum value for investment and to address the current challenges in the labour market. However, it is clear that there is significant ambiguity and lack of awareness about what can be done, how they can be implemented and managed and what the legal issues surrounding social clauses are likely to be.
- 1.2 It is clear from existing contracts which contain social clauses that there are lessons to be learned in order to ensure that the clauses are adhered to and the social benefits are fully realised.
- 1.3 Taking account of these challenges, there has been a significant programme of work between DEL (Department for Employment and Learning) and the Central Procurement Directorate (CPD) to agree terminology to tighten up future social clauses. As a result of these discussions, and taking account of the political pressures to implement social clauses in public contracts, it has been agreed that the following that the following clauses will be implemented for all new central government contracts emerging in the next six months, on a pilot basis:-

- For every £0.5m of contract value, the employer will recruit 1 x 26 week Steps to Work Placement or 2 x 13 week Steps to Work Placements.
- At least 5% of the contractor's workforce must be apprentices.
- Work Placements – 1 x 40 week student placement for projects with a labour value of £2m-£5m and 2 placements for projects with a labour value of £5m or greater
- For lower value contracts, there are opportunities to involve Programme Led Apprentices (PLAs). These are apprentices that have lost their opportunities during the downturn and are therefore unable to complete their qualification.

There are also essential skills requirements built in around these clauses.

## **2 Key Issues**

- 2.1 Local authorities' remit in introducing social clauses is framed within the Local Government (Miscellaneous Provision) (Northern Ireland) Order 1992. Section 19 of the Order stipulates that councils cannot take account of non-commercial matters in their public supply or works contracts. This includes 'terms and conditions of employment by contractors of their workers or the composition of, the arrangements for the promotion, transfer or training of or the other opportunities afforded to, their workforces'. This effectively means that at this point in time councils cannot include social clauses within contracts.
- 2.2 It is understood that NILGA has been engaged in some work to address the legal framework. However this may take some time before a change can be implemented. While the current provisions may make it difficult to include social clauses in council-led schemes, it is likely that the council will engage in a number of partnership projects in coming years, particularly through the City Investment Fund. For this reason, it is important to engage in further work to explore and address the current implementation and management challenges.
- 2.3 DEL – in conjunction with CPD – is considering establishing a Social Clause Delivery Forum. This is similar to a model established in Derry by Ilex. The aims of the forum would be to:

- Raise awareness and understanding of the use of Social Clauses in public sector contracts
  - Develop closer links between public, private and voluntary sectors in developing and implementing social clauses
  - Develop a range of measures and procedures to assist public sector bodies to use social clauses to target social need
  - Share best practice approaches across the public sector to create local skills and training opportunities, create employment opportunities for disadvantaged groups, support employment opportunities for all and help small and medium social enterprises access business opportunities.
- 2.4 Membership of the forum is likely to involve (among others) DEL, NIHE, Construction Industry Forum (CIFNI), CPD, Strategic Investment Board (SIB), business representative organisations, community organisations, and training organisations/representatives. Given the growing importance of social clauses, it is recommended that Belfast City Council is represented on this forum.
- 2.5 In the longer-term, it will be important to investigate the merits of amending the current legislative framework for public works and supply contracts issued by council, to allow social clauses to be included and considered as part of the contract assessment process. In this regard, the Committee might wish to consider writing to the Minister for the Environment to seek a review of the current legislation.

### **3 Resource Implications**

#### **3.1 Financial**

No additional financial commitment required. Effective management and implementation of social clauses should maximise the impact of council expenditure in local areas.

#### **Human Resources**

Officer engagement in Social Clause Delivery Forum. Also potentially ongoing advice required from Legal Services as this issue progresses.

#### **4 Equality and Good Relations Considerations**

There are no Equality and Good Relations considerations attached to this report.

## **5 Recommendations**

### **5.1 Members are asked to:**

- **Note the current legal framework around public supply and works contracts for councils, which may impact on the introduction of social clauses**
- **Note the proposal to establish a Social Clause Delivery Forum and agree to officer representation on and engagement with this forum**
- **Agree that a letter be sent to the DoE Minister on the issue of the legislation for local government public works and supply contracts and to propose a review of this legislation.”**

The Committee adopted the recommendations.

### **Green Apple Environmental Awards**

The Director advised the Committee that the Council's Improvements Through Environmental Solutions Programme, which was funded jointly by the Economic Development Unit and the Waste Management Unit, had won a Green Apple Award in the Sustainable Development Category. He reported that the Programme had been designed to assist local businesses to address their environmental impact, improve profitability and enhance competitiveness. From 2009 to 2010, the Programme had assisted 12 businesses in the City to identify annual savings of £250,000. It was reported that the awards ceremony would take place in the House of Commons on Monday, 14th November and that the cost of attending would be approximately £715 per delegate.

After discussion, the Committee agreed to authorise the attendance at the awards ceremony of the Chairman (Alderman Stalford), or his nominee, together with one officer from the Department.

### **Renewing the Routes Initiative - 2011/2012**

The Committee considered the undernoted report:

#### **“1.0 Relevant Background Information**

**The Renewing the Routes Programme is a regeneration intervention that targets arterial routes within Belfast. Since 2004 the Programme has facilitated the investment of approximately £6 million across the key routes. This investment has acted as a catalyst for the delivery of a range of projects which were implemented over the programme period including: over 400 commercial frontage improvements; lighting schemes; environmental improvements; public realm work; public art projects;**

community arts projects; landscaping; commercial alley gating schemes; installation of tourism signage; facade cleaning and improvements to site boundaries or enclosures.

- 1.2 In August 2010, Committee agreed to carry forward the proposed £300,000 budget as a specified reserve for arterial routes improvement projects into 2011/12 to supplement the £300,000 allocation proposed for that year. The deferring of the implementation works allowed for the detailed analysis and prioritisation of proposed activity across all 18 designated arterial routes.
- 1.3 Following Committee endorsement a methodology to prioritise the arterial routes was developed on the basis of securing a longer-term rolling programme of local regeneration across the city.
- 1.4 In April 2011, a three-year prioritisation plan identifying proposed target areas was presented to Committee, based upon the agreed methodology. The Committee agreed to support Option 1 for the year 2011/2012 financial year along with the inclusion of the deferred resources from the allocation in the special reserves with a combined budget of £600,000. Proposals for a programme to continue the works beyond the current year will be subject of an additional report to be considered by the Committee at a future date. The target areas for this financial year are the Antrim Road, Sandy Row, Castlereagh Street and the Grosvenor Road.

## 2 Key Issues

- 2.1 Since approval in May 2011, work has continued on the development of plans for the four target areas. Scoping and engagement work has expanded, in conjunction with relevant statutory and community contacts, including elected representatives for the areas. This activity has informed the development of the range of priority local regeneration projects which are included with this report for endorsement by committee (Appendix 1) as extracts from a combined report covering the four target areas (Appendix 2).

2.2 The key common themes emerging from the scoping work were identified as:

- ***Environmental improvements*** - major issues facing the routes are dereliction or under used property and often poor general environments; requiring action to ensure improvements that can complement other developments;
- ***Built heritage*** - the roads contain elements of historical or cultural significance that offer the opportunity to develop these local assets through architectural lighting, interpretive signage and heritage projects;
- ***Commercial improvements*** - focus areas have been identified along the routes; the areas are hubs of activity with local shops, services and facilities serving the community. The commercial improvements will focus on supporting these;
- ***Environmental works*** - Targeted and sustained clean-up and graffiti removal campaigns working with local groups;
- ***Collaborative work*** - essential in maximising finite budgets, particularly with a joined-up approach to external funding opportunities with statutory agencies. The underlying objective is to maximise the impact of the Council's own contribution through internal joint working i.e. community safety, parks and leisure, economic development, building control, tourism and the arts and Strategic Neighbourhood Action Programme (SNAP).

2.3 Contribution to commercial improvement works

In light of the streamlined approach to the legal processes, now employed by Renewing the Routes in dealing directly with owners of commercial properties, it has been previously agreed by Council to seek a nominal contribution from owners towards the cost of the project of 10%. It is proposed that the approach of requiring a contribution from owners/occupiers is continued.



**2.4 Procurement of proposed works**

The Renewing the Routes will work with Property and Projects in the procurement of architectural services and the proposed measured term contract for the contractors to carry out the works across all the areas. Work is also underway with landscape architects within Parks and Leisure to develop the public realm schemes. This overall approach will help ensure efficiencies in project development, delivery timescales and budgets, whilst providing flexibility given the complex nature of some of the schemes.

**2.5** Members will note that the project summaries of the plans for each area are included for consideration in Appendix 1 and the combined detailed plans in Appendix 2. An additional longer list of projects is also provided as a contingency should further resources become available (through external sources currently being actively sought) or modifications are required to ensure deliverability of the proposed project plans.

**3. Resource Implications**

£600,000 allocated through the £300,000 2010/2011 accrued special reserve and £300,000 from the 2011/2012 financial year.

**4. Recommendations**

Members are requested to endorse the project proposals for the Renewing the Routes programmes at Sandy Row, Antrim Road, Grosvenor Road and Castlereagh Street as detailed in Appendix 1.

**Appendix 1**

**Short listed projects**

Area	Project	Indicative Cost
Antrim Road	Commercial improvement programme to target two blocks of shops which would include cosmetic enhancement works to shop façades.	£90,000
	Environmental Improvement scheme to enhance the public realm at Atlantic Avenue which could include resurfacing, new crossings, trees and replacement bollards.	£35,000
	Heritage improvement to St Ignatius Orthodox Church, (was St James') at the centre point of the area, which may include lighting, railing or planting.	£24,000
	Targeted cleansing in a parallel with project works programme to include gum and graffiti removal with local community.	£1,000
	<b>Total</b>	<b>£150,000</b>

Area	Project	Indicative Cost
Castlereagh Street	Commercial improvement scheme to target properties which could include new signage, lighting and painting.	£50,000
	Commercial scheme to a further commercial properties along Castlereagh Street.	£40,000
	Environmental improvements to residential frontage on Castlereagh Street.	£20,000
	Packaged lighting, railing and planting projects to Mountpottinger Presbyterian Churches.	£39,000
	Targeted cleansing in a parallel with project works programme to include gum and graffiti removal with local community.	£1,000
	<b>Total</b>	<b>£150,000</b>
Area	Project	Indicative Cost
Grosvenor Road	Public realm environmental improvement scheme at Distillery Street which may include planting, trees and hard landscaping to improve the appearance of this site upon which forms part of the gateway to the Grosvenor Road residential area.	£65,000
	Commercial Improvement Programme for approximately 12 units for cosmetic enhancements works to shop façade.	£30,000
	Street lighting enhancements to approximately 26 existing columns to define identify the character of the area and to complement traditional style lighting of Falls Road and/or environmental improvement scheme to spaces at Grosvenor Road pitches which may include soft landscaping and reducing/ removing existing railings to bring space into leisure use and/or environmental improvement scheme on corner of Cullingtree Road to include soft landscaping, formalisation of path and coordinated design.	£30,000
	Interpretative tourism signage to highlight points of interest and buildings of local importance to complement existing signage on Falls Road.	£15,000
	Environmental Improvement Scheme to St Joseph's Centre for Deaf which may include clean down or replacement of existing window grills, lighting, redecorate windows, repair and paint up of façade and potential of community art piece (subject to timeframe).	£9,000
	Targeted cleansing in a parallel with project works programme to include gum and graffiti removal with local community.	£1,000
	<b>Total</b>	<b>£150,000</b>

Area	Project	Indicative Cost
Sandy Row	Commercial Improvement Programme targeting 2 – 3 commercial blocks of shops which to include cosmetic enhancement works to shop façades.	£121,500
	Environmental Improvement Scheme at Sandy Row Orange Hall to introduce feature lighting.	£10,000
	Partnership with local groups to carry out environmental improvements to encourage youth engagement and ownership.	£2,500
	Interpretative tourism signage at Hope Street Junction to highlight local heritage assets and link with existing signage.	£15,000
	Targeted cleansing in a parallel with project works programme to include gum and graffiti removal with local community.	£1,000
	<b>Total</b>	<b>£150,000</b>

The Committee adopted the recommendations.

#### **MTV Europe Awards**

(Mr G. Copeland, Events Manager, attended in connection with this item.)

The Committee was apprised of and noted the latest arrangements for the hosting by the City of the MTV Europe Awards in November.

#### **Belfast Education and Library Board - Youth Service**

The Committee was reminded that the Council had for a number of years worked in partnership with the Belfast Education and Library Board to provide youth services and programmes at Council community centres. The Director provided an overview of the current projects operating within the community centres and outlined the principal aspects of a Memorandum of Understanding which had been drawn-up to formalise the arrangement between the Council and the Education and Library Board.

After discussion, the Committee agreed to endorse the undernoted Memorandum of Understanding between the Council and the Belfast Education and Library Board:

**“Belfast City Council  
and  
Belfast Education and Library Board Youth Service**

**The purpose of this memorandum is to formalise the relationship between Belfast City Council and Belfast Education and Library Board to facilitate the enhancement of youth provision in Belfast**

City Council Community Centres including, where appropriate, the involvement of voluntary groups and staff in the delivery of the programmes.

**Roles and Responsibilities**

**Belfast Education and Library Board youth service will:**

1. Employ a cohort of part-time youth workers as follows:
2. Provide line management for all staff employed by Belfast Education and Library Board
3. Ensure that all staff and volunteers are vetted in line with legal requirements
4. Ensure that staff work in accordance with Belfast Education and Library Board/Belfast City Council Health and Safety policies
5. Ensure that all staff work in accordance with Belfast Education and Library Board Child Protection and Capability Procedures
6. Oversee and manage the youth club bank accounts, ensuring that Belfast Education and Library Board's financial accounting procedures are implemented
7. Provide funding according to the youth service scheme of assistance including an agreed cost for room hire
8. Encourage all staff and volunteers to avail of youth work training
9. Provide additional programme support through auspices of Belfast Area Youth Projects
10. Directly line manage the youth support worker-in-charge
11. Quality assure youth work practice on monthly basis, producing an annual assessment/evaluation

**Any Voluntary Youth Project will:**

1. Develop programmes for young people in line with the Northern Ireland Youth Service Curriculum (Model for Effective Practice)

2. Operate the youth club on an agreed number of nights per week
3. Devise and implement an annual youth work delivery plan
4. Monitor the youth work delivery plan by completing a monthly report
5. Complete an end of year evaluation report
6. Co-ordinate if applicable, a summer programme in partnership with Belfast City Council and other providers within the area
7. Set in place a membership registration scheme ensuring all nightly attendance is recorded
8. Complete monthly time sheet, attendance sheet and financial returns
9. Adhere to Belfast Education and Library Board and BCC Child Protection Procedures
10. Through the youth support worker-in-charge, manage all youth work staff/volunteers and young people during the hours of opening
11. Liaise with CDO (facilities) regarding building and CDO (Area Support) regarding programmes
12. Manage and control all access to the Project, pertaining to club members
13. Report any damage/repairs to the on duty supervisor

**Belfast City Council will:**

1. Have responsibility for the management of the Community Centre
2. Provide lockable storage space for youth club equipment
3. Facilitate space on a notice board for publication of youth club information
4. Ensure facilities are available during times agreed

5. Provide administration space for youth support worker-in-charge for an agreed number of hours per week
6. Liaise with youth support worker-in-charge regarding issues pertaining to the building or programmes
7. Work in partnership with Belfast Education and Library Board staff in delivering agreed joint programmes

This Memorandum of Understanding will take effect from .....and be subject to an annual review.

Any disputes arising from this memorandum of understanding that cannot be resolved on site will be referred to the area youth officer and nominated council officer in the final instance.

Signed on behalf of Belfast Education and Library Board

\_\_\_\_\_

Date \_\_\_\_\_

Signed on behalf of Belfast City Council

\_\_\_\_\_

Date \_\_\_\_\_”

#### **Play Service - Play Clubs**

At the request of Councillor Reynolds, the Committee agreed to defer consideration of the above-mentioned report until its meeting on 23rd August.

#### **Hammer and Shankill United**

The Committee considered the undernoted report:

“1 **Relevant Background Information**

- 1.1 During 2008/09 the Shankill United Football Club (SUFC) had discussions with officers from Parks & Leisure and Community Services requesting a management lease of the Hammer Pavilion Building.

The Pavilion is a small community facility managed by Community Services and is adjacent to the Hammer Community Centre. The Club had an existing facilities management agreement with Parks & Leisure to manage a football pitch and a porta-cabin located within the Hammer Complex site. The club also had independent access to part of the Hammer Pavilion for changing and shower facilities.

1.2 To support the lease request, the Club asserted that its development was curtailed because the physical resources at its disposal did not meet senior league requirements, permit it to host visiting teams, allow it to expand its membership and permit access during busy weekend activities.

1.3 The Directors of Development and Parks & Leisure tabled a joint report at their respective Committees on 20 April 2009 and 14 May 2010 recommending a pilot facility management lease of the Pavilion to the SUFC from August 2009 until August 2010.

Furthermore it was recommended that pending a successful pilot phase, the lease and building would transfer to Parks & Leisure.

Council agreed to these proposals in May and June 2009.

In 2008 BDO Stoy Hayward carried out a management options appraisal consulting with local stakeholders. Its report recommended that the Council consider a pilot lease arrangement with SUFC to allow the group to demonstrate it possessed the necessary financial and management capability. It also recommended that pending a successful outcome of the pilot period, Community Services should transfer the Pavilion to Parks & Leisure in order to align it with a similar business model namely sport, leisure and recreation.

1.4 The Directors of Development and Parks & Leisure tabled a joint report at their respective Committees on 20 April 2009 and 14 May 2010 recommending a pilot facility management lease of the Pavilion to the SUFC from August 2009 until August 2010.

Furthermore it was recommended that pending a successful pilot phase, the lease and building would transfer to Parks & Leisure.

Council agreed to these proposals in May and June 2009.

1.5 During the pilot phase, Community Services was specifically tasked to set up the legal agreement, monitor and support the clubs governance structures and pay the agreed management fee of £13,354 per annum.

Community Services through its designated officers has worked with the SUFC on a range of issues during 2009/10 including formal monitoring as per grants procedures. We are satisfied on the evidence presented to us that the SUFC has in place a strong volunteer base including structures and expertise to provide open and accountable management of the facility and resources. SUCF most recent AGM took place in June 2010 with the presentation of reports, including recent financial statements and the open election of a committee. All supporting documentation is held on file.

- 1.6 The Club have developed a range of policies and procedures for the effective and safe management of the facility including health & safety, child protection, booking systems and out of hours contact. SUFC has also strengthened local partnership working and network links such as Greater Shankill Sports Committee, West Kirk Community Project, Stadium Sports, North City Training, Greater Shankill Community Council, Malvern Primary School and Greater Shankill Neighbourhood Renewal Partnership.
- 1.7 In support of the pilot project, Parks & Leisure were tasked with supporting the Club to develop a Sports Development Plan, including pitch and facility management. Furthermore it was agreed that Parks & Leisure would support the Club to access sports funding opportunities.

## 2 Key Issues

- 2.1 Further to the successful pilot phase and the evidence from SUFU the management of the building can now transfer to Parks & Leisure with a view to permit the establishment of a longer term lease with Shankill United Football Club.
- 2.2 Pending a decision on the future lease arrangements with SUFC, Community Services suggest the deletion of one Supervisors post from the CS structure. This post has been vacant following retirement of the previous post holder, since 2009.

## 3 Resource Implications

- 3.1 The related revenue budget is within revenue estimates and should transfer from Community Services to Parks to support the management lease fee (£13,354).



**4     Recommendations**

**4.1    It is recommended that Committee approve the following:**

- (i)     Internal Transfer of the Pavilion from Development Department Community Services to Parks & Leisure Department**
- (ii)    Budget transfer from Community Services to Parks to support management lease fee. (£13,354)**
- (iii)   Deletion of one post of supervisor at the Hammer Complex.”**

After discussion, the Committee agreed to adopt the recommendations within the report and it was agreed also that a letter be forwarded on behalf of the Committee congratulating Shankill United Football Club on its achievements to date in developing the site and on its success in promoting football in the Shankill area.

Chairman